



PROFILE

Arlington County, Virginia

March 2003

Arlington County is an urban area of about 26 square miles located directly across the Potomac River from Washington, DC. No incorporated towns or cities lie within Arlington's boundaries. Originally part of the ten-mile square surveyed in 1791 for the Nation's Capital, the portion on the west bank of the Potomac River was returned to the Commonwealth of Virginia by the U.S. Congress in 1846. This area was known as Alexandria City and Alexandria County until 1920, when the County portion was renamed Arlington County.

Arlington County had an estimated population of 193,847 as of January 1, 2003, reflecting an increase of 13.4 percent since 1990. It is among the most densely-population jurisdictions in the country with a population density of 7,513 persons per square mile—more than cities such as Seattle (6,714 persons/sq. mi.), Cleveland (6,213 persons/sq. mi.) and Pittsburgh (6,017 persons/sq. mi.). Arlington's population is increasingly diverse—about 40 percent of residents are Hispanic, African American or Asian. One in four residents was born outside of the U.S. and one in three speaks a language other than English at home. Arlington residents are extremely well educated. Over 60 percent have a bachelor's degree or higher and 30 percent have a graduate or professional degree.

Although perhaps best known to visitors as the home of the Pentagon and Arlington National Cemetery, Arlington has maintained high quality residential neighborhoods while supporting continued managed growth. Residents are actively involved in the community; there are over 50 civic associations and over 100 community and service organizations in the County.

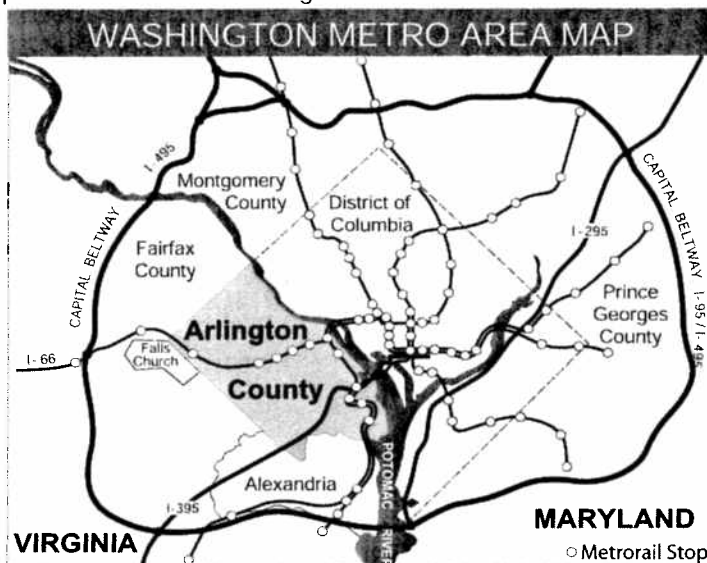
The County's central location in the Washington metropolitan area, its ease of access by car and public transportation, and its highly skilled labor force have attracted an increasingly varied residential and employment mix. The County has focused high-density commercial and residential development around Metro rail stations in the Rosslyn-Ballston Corridor and the Jefferson Davis Corridor (which includes Pentagon City and Crystal City), while maintaining lower density development in the remainder of the County.

The County has over 200,000 jobs. The majority of jobs are in the Services (44 percent) and Government (28 percent) sectors. Almost two-thirds of all jobs in the County are located either in the Rosslyn-Ballston or Jefferson Davis corridor. The County's unemployment rate in December 2002 was 2.2%, among the lowest in the region.

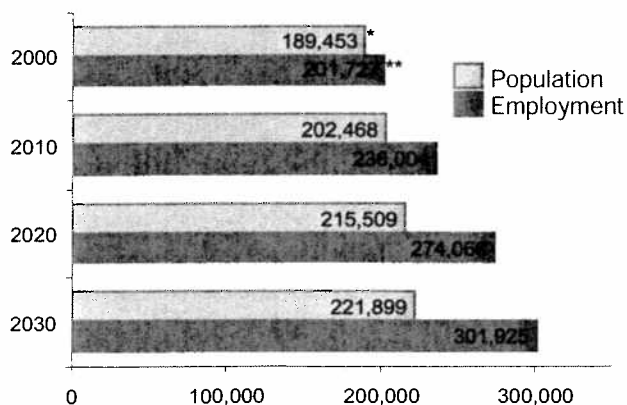
Total office space more than doubled in size since 1980 to a total of over 50 million square feet of gross floor area. This is made up of over 40 million square feet of private office space and about 12 million square feet of federally-owned space. The Rosslyn-Ballston corridor has over 21 million square feet

of office space and the Jefferson Davis corridor has over 14 million square feet of office space.

The total office and commercial space has greatly expanded the County's tax base. During 2002, Arlington's real property tax base was evenly divided between commercial and residential properties, enabling the County to maintain the lowest tax rate in the Washington region. There was about 365,000 square feet of net office absorption in 2002, and a 4th quarter office vacancy rate of 10.0 percent, compared with 17.7 percent for Northern Virginia.



POPULATION and EMPLOYMENT FORECASTS



Source: MWCOC Round 6.3 Cooperative Forecasts.

* Population from the U.S. Census Bureau, 2000 Census of Population and Housing.

** Employment from the U.S. Bureau of Economic Analysis, Regional Accounts Data.

DEMOGRAPHICS

POPULATION

2003 Population (Planning Division Estimate)	193,800
2000 Census (Actual)	189,453
1990 Census (Actual)	170,936

AGE DISTRIBUTION (2000)

Under 5	10,397	5.5%
5-17	20,842	11.0%
18-24	19,709	10.4%
25-34	47,675	25.2%
35-44	32,664	17.2%
45-64	40,404	21.3%
65-84	15,244	8.0%
85 and over	2,518	1.3%
Total	189,453	100.0%

Median Age 34 Years

RACE AND HISPANIC ORIGIN (2000)

One Race	181,224	95.7%
White	130,601	68.9%
Black/African-American	17,705	9.3%
Asian-Pacific Islander	16,327	8.6%
Other	16,591	8.8%
Two Races	8,229	4.3%
Total	189,453	100.0%
Hispanic/Latino*	35,268	18.6%

*Hispanic/Latino is not a separate race. A person identified as Hispanic/Latino may be of any race.

LANGUAGE SPOKEN AT HOME (2000)

(Residents Age 5+)

English Only	119,812	66.9%
Language other than English	59,252	33.1%
Spanish	32,213	18.0%
Asian Languages	9,553	5.3%
Other Indo-European Languages	11,920	6.7%

Source: U.S. Census Bureau, 2000 Census of Population and Housing.

HOUSEHOLD COMPOSITION

2003 Total Households (Planning Division Estimate)	90,120
2000 Total Households (Actual)	86,352

HOUSEHOLD SIZE (2000)

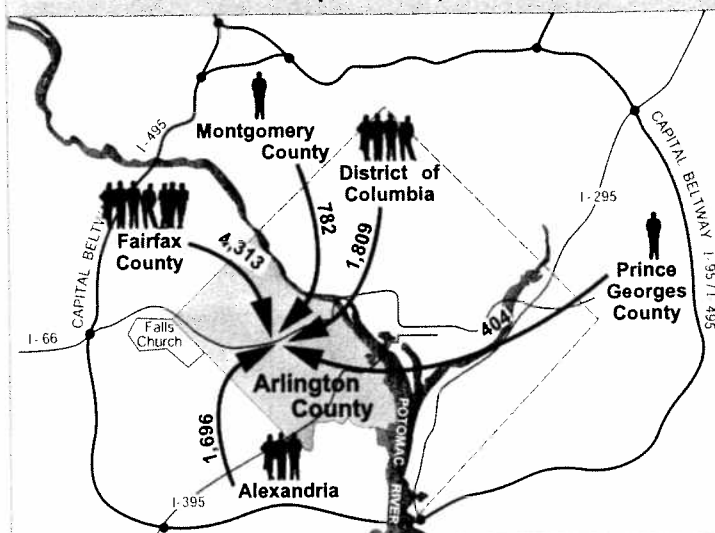
1 Person	35,216	40.8%
2 Person	27,419	31.8%
3 Person	10,432	12.1%
4 Person	7,559	8.8%
5+ Person	5,726	6.6%
Total Households	86,352	100.0%
Average Household Size	2.15 Persons	

HOUSEHOLD TYPE (2000)

Family Households	39,322	45.5%
With related children under 18	17,774	20.6%
With children under 6 only	5,778	6.7%
With children age 6-17	11,996	13.9%
Non-Family Households	47,030	54.5%
Total Households	86,352	100.0%

Source: U.S. Census Bureau, 2000 Census of Population and Housing.

MIGRATION - INFLOW (2000-2001)



From Prince William County, VA	383	From other states	7,641
From Loudoun County, VA	162	From other countries	883
From other parts of Virginia	1,133		
From other parts of Maryland	488		

Source: Internal Revenue Service, Data and Research Division.

INCOME

	Arlington	DC Area
Median Household Income (1999)	\$63,001	\$57,291
Median Family Income (1999)	\$78,877	\$66,909
Per Capita Personal Income (2000)*	\$49,508	\$31,570

Poverty rate (1999)	7.8%	8.3%
Poverty threshold for a family of four (1999)	\$17,029	

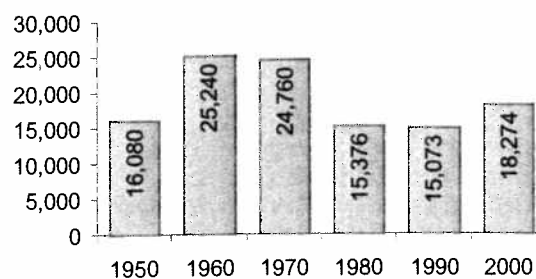
Source: U.S. Census Bureau, 2000 Census of Population and Housing.
*Source: U.S. Bureau of Economic Analysis, Regional Accounts Data (2000 revised).
DC Area data is for the Washington-Baltimore CMSA.

Arlington County	
2002 Effective Buying Income	\$7.1 billion

Source: Sales and Marketing Management, Survey of Buying Power, 2002.

EDUCATION

PUBLIC SCHOOL ENROLLMENT (1950-2000)



Public School Enrollment (September 2002)

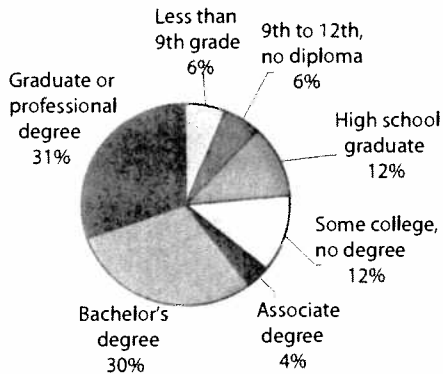
	No. of Students
Elementary School (K-5)	9,063
Middle/High School (6-12)	9,354
Total (K-12)	18,417

Expenditure per Pupil (2001-2002)	\$11,361
H.S. Graduates Continuing their Education*	84%

Source: Arlington County Public Schools.
*Source: Virginia Department of Education, Report of Graduates (2001-2002).

EDUCATION (Continued)

EDUCATIONAL ATTAINMENT (2000)



Source: U.S. Census Bureau, 2000 Census of Population and Housing.

GRADUATE PROGRAMS, COLLEGES AND UNIVERSITIES

Arlington
Enrollment
2003 Academic Year

Marymount University.....	3,751
George Mason University - Virginia Square campus....	2,071
George Washington University - Crystal City campus....	1,700
Strayer University.....	1,200
DeVry University - Crystal City campus.....	896
American School of Psychology.....	520
Art Institute of Washington.....	337
Parks College - Virginia Square campus.....	301

Source: Arlington Economic Development.

EMPLOYMENT

AT-PLACE EMPLOYMENT BY INDUSTRY (2003)

Construction.....	5,846	2.8%
Manufacturing.....	3,486	1.7%
Transportation, Communication, Utilities.....	15,694	7.6%
Finance, Insurance, and Real Estate.....	11,226	5.4%
Trade.....	21,896	10.6%
Services.....	89,716	43.5%
Government.....	58,154	28.2%
Other.....	195	0.1%
Total.....	206,213	100.0%
Ratio of Jobs to Residents.....		1.06:1.00
Daytime Population.....		278,400

Source: Planning Division estimates, based on MWCOC's Round 6.3 Cooperative Forecasts and data from the U.S. Bureau of Economic Analysis.

ARLINGTON COUNTY LABOR FORCE

Civilian Labor Force (Dec. 2002).....	115,939
Unemployment Rate (Dec. 2002).....	2.2%
Labor Force Participation Rate (2000)*.....	74.9%
Female Labor Force Participation Rate (2000)*.....	69.3%

Source: Virginia Employment Commission

*Source: U.S. Census, 2000 Census of Population and Housing.

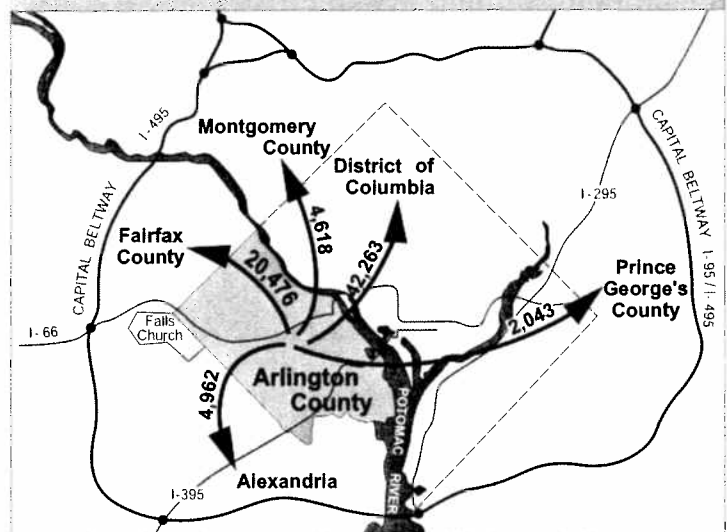
MAJOR PRIVATE EMPLOYERS

Employees
as of March 2003

Verizon.....	2,500
US Airways.....	1,894
Marriott Corporation.....	1,790
Virginia Hospital Center.....	1,427
Hecht Company.....	1,119
SAIC.....	1,090
Northrop Grumman.....	1,032
Anteon.....	702
Qwest.....	700
Computer Sciences Corp.....	656

Source: Arlington Economic Development.

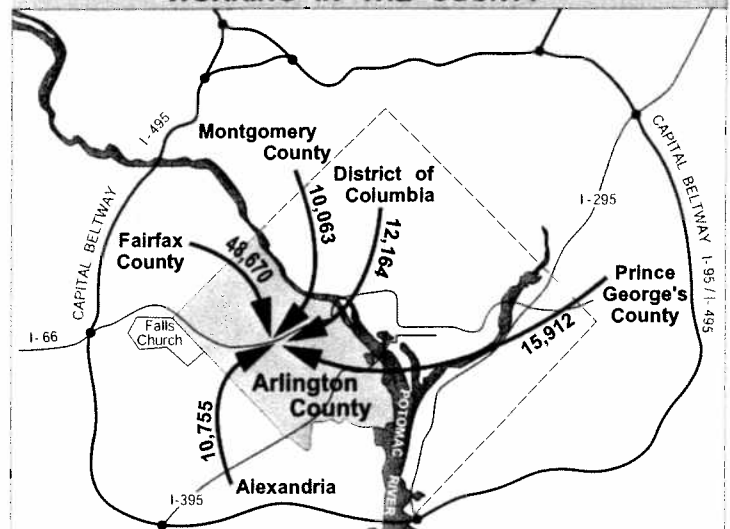
RESIDENTS WORKING IN OTHER JURISDICTIONS*



To Prince William Co., VA.....	648
To Loudoun Co., VA.....	1,230
To other places in Virginia.....	3,264

To other places in Maryland.....	917
To other states.....	1,047

RESIDENTS OF OTHER JURISDICTIONS WORKING IN THE COUNTY*



From Prince William Co., VA.....	10,108
From Loudoun Co., VA.....	2,671
From other places in Virginia.....	21,051

From other places in Maryland.....	8,178
From other states.....	2,474

Source: U.S. Census Bureau, 2000 Census of Population and Housing.

*Figures are not comparable to data reported in previous versions of the Arlington County Profile.

EMPLOYMENT ESTIMATES AND FORECASTS BY METRO STATION AREAS

Metro Station Area	2000	2010	2020
Rosslyn	31,593	37,014	42,435
Courthouse	14,575	16,704	18,833
Clarendon	2,816	11,087	19,359
Virginia Square	4,047	7,370	10,694
Ballston	20,202	26,979	33,755
Pentagon City	18,896	21,051	23,207
Crystal City	40,014	44,579	49,143
Non - Metro	69,584	71,216	76,574
Total	201,727	236,000	274,000
Employment in Rosslyn-Ballston Corridor	73,233	99,155	125,076
Employment in Jefferson-Davis Corridor	58,910	65,630	72,349

Source: Planning Division estimates, based on MWCOG's Round 6.2 Cooperative Forecasts (Feb 2002). Total employment figure for 2000 is from the US Bureau of Economic Analysis.

DEVELOPMENT

PRIVATE OFFICE SPACE CONSTRUCTION Square Feet (Sq. Ft.) of Gross Floor Area (GFA)

Years	Rosslyn- Ballston Corridor	Jefferson Davis Corridor	Metro Corridors Total
Prior to 1960	2,327,836	2,257,007	4,584,843
1960-1969	3,240,784	2,890,452	6,131,236
1970-1979	1,703,983	2,715,747	4,419,730
1980-1989	8,543,585	5,736,862	14,280,447
1990-1999	3,796,559	438,928	4,235,487
2000-2002	1,463,107	0	1,463,107
Total	21,075,854	14,038,996	35,114,850
Under Construction (as of Dec. 2002)	1,075,903	0	1,075,903

Total office space **41.0 million sq. ft. GFA**
Total Federally-owned office space* **12.4 million sq. ft. GFA**
Office Vacancy Rate (4th quarter 2002)** **2.3%**

RESIDENTIAL CONSTRUCTION (Units)

Years	Rosslyn- Ballston Corridor	Jefferson Davis Corridor	Metro Corridors Total
Prior to 1960	5,770	0	5,770
1960-1969	1,269	3,990	5,259
1970-1979	378	2,167	2,545
1980-1989	8,745	2,098	10,843
1990-1999	6,301	684	6,985
2000-2002	2,201	1,353	3,554
Total	24,664	10,292	34,956
Under Construction (as of Dec. 2002)	1,416	319	1,661

Rental Vacancy Rate (2002)*** **3.0%**

Source: Planning Division development database.

*Source: National Capital Planning Commission, as of December 1999. ** Source: Arlington Economic Development. ***Arlington County 2002 Rent and Vacancy Survey.

HOTELS AND MOTELS

Number of Hotels/Motels	41
Number of Rooms	9,981
Total Square Feet of Meeting Space	283,739

Source: Arlington Economic Development, 2003.

MAJOR RETAIL FACILITIES

	No. of Stores	Sq. Ft.
Fashion Centre at Pentagon City	167	1,000,000
Ballston Common	102	660,000
Pentagon Row	42	300,000
Pentagon Center	9	326,000
Village at Shirlington	33	143,500
Market Common at Clarendon	21	220,000
Retail Sales (2002 est.)		\$2.2 billion
Restaurants*		494

Source: Arlington Economic Development, 2003.

* Source: UptownArlington.com.

HOUSING

2003 Housing Units (Planning Division Estimate)	94,664
2000 Housing Units (Actual)	90,426
Single-Family Detached	27,668
Single-Family Attached	10,284
Multi-Family	52,373
Other (RV, van, etc.)	101

2000 Occupied Housing Units	86,352	100.0%
Owner-Occupied	37,370	43.3%
Renter-Occupied	48,982	56.7%

2003 Average Assessed Value*	
Single-Family Detached House	\$408,267
Single-Family Attached House, Townhouse	\$413,668
Condominium Townhouse	\$308,575
Condos & Cooperatives	\$195,191
2002 Median Rent**	\$1,236

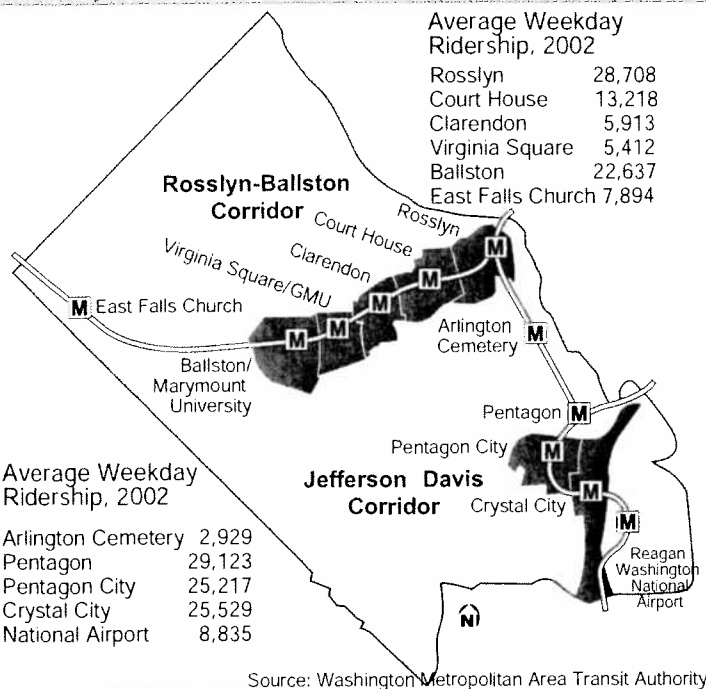
Source: U.S. Census Bureau, 2000 Census of Population and Housing.

*Source: Arlington County Office of Real Estate Assessment.

**Source: Arlington County 2002 Rent and Vacancy survey.

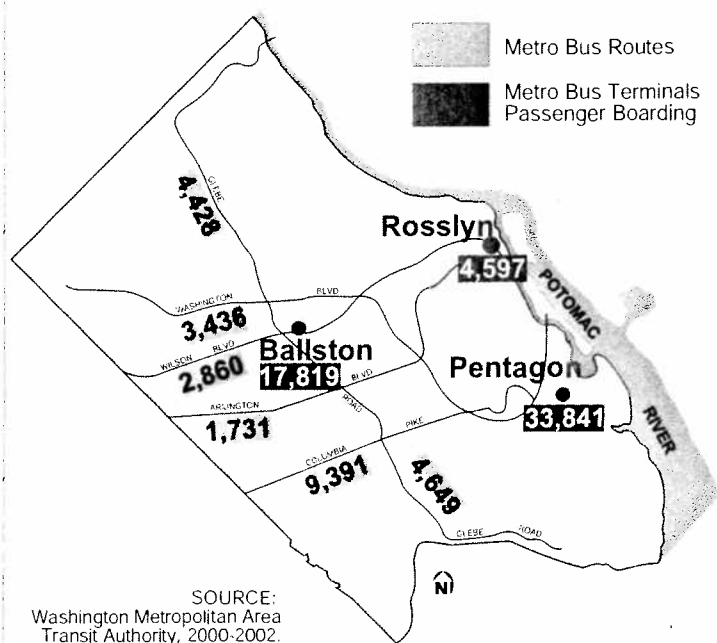
TRANSPORTATION

METRO RAIL CORRIDORS



METRO BUS TERMINALS/ROUTES

AVERAGE WEEKDAY PASSENGER VOLUMES



AIR

Airport	Distance From Arlington	Passenger Volume
Ronald Reagan Washington National Airport (Metro Accessible)	In Arlington	12,881,601
Dulles International Airport	25 Miles	17,235,163
Baltimore Washington Internat'l Airport	34 Miles	17,537,935

Source: Metropolitan Washington Airports Authority (January - December 2002); Baltimore Washington International Airport (January - November 2002).

ARLINGTON ATTRACTIONS

FINE ARTS AND HISTORY: Arlington Arts Center, Arlington Symphony, Arlington Historical Society Museum, Children's Theatre of Arlington, Ellipse Art Center, Gunston Arts Center, Le Neon Theatre, "Old Guard" Museum, Opera Theatre of Northern Virginia, Signature Theatre, Washington Shakespeare Company, Center Dance Company, Teatro de la Luna, Arlington Metropolitan Chorus, Rosslyn Spectrum.

MEMORIALS: Arlington House, Arlington National Cemetery, Iwo Jima Memorial, Merchant Marines Memorial, Netherlands Carillon, Freedom Forum Journalists Memorial, Memorial to Women in the Military.

MAJOR PARKS AND RECREATION FACILITIES, AND COMMUNITY FACILITIES: Custis Memorial and Four Mile Run Bike Trails; Bon Air Memorial Rose and Azalea Gardens; Wild Flower Garden; Thomas Jefferson Community Center; Bluemont Tennis Complex; Gateway Park, Crystal City Waterpark, and Lubber Run Amphitheatres; Farmer's Markets.

COMMUNITY FACILITIES/LAND AREA

Libraries	8
County Parks and Playgrounds	123
Tennis Courts	101
Northern Virginia Regional Parks	3
Community Centers	14
Nature Centers	3
Bicycle Routes and Jogging Trails	86 Miles
Fire Stations	10
Hospital Beds	500
Nursing Home Beds	708
Apartments/Condominiums for the Elderly	2,131
Assisted Living/Adult Care Residence Units	437
Continuing Care Retirement Community	1
Population Density	7,512 persons/sq. mile
County Open Space	1,288 acres
Federal Open Space	1,150 acres
Land Area	25.8 sq. miles
Elevation (Highest Point)	461 Feet

Department of Community Planning, Housing and Development Publications

- Development in the Metro Corridors 2000
- Metro Station Area Demographic Profiles*
- General Land Use Plan (map)
- Sector Plans-Addenda and Updates: Rosslyn, Court House, Clarendon, Virginia Square*, Ballston.
- Area Studies and Plans: Columbia Pike, Lee Highway/Cherrydale Revitalization Plan, North Quincy Street Plan, East Clarendon Plan
- Annual Rent and Vacancy Rate Report*
- Housing Needs Survey Report*
- 2000 Census Highlights: Overview*
- Civic Association Demographic Profiles*
- Retail Action Plan
- Planning Information Reports: Development Highlights 2002,* Development Capacity in the Metro Corridors 2002,* Round 6.3 Cooperative Forecasts,* Arlington County and the Region: Highlights from the 2000 Census*
- Quarterly Development Tracking Reports*

*Available from the Department of Community Planning, Housing and Development's web page - www.co.arlington.va.us/cphd

USEFUL INFORMATION, WEB ADDRESSES, AND PHONE NUMBERS

US Census Bureau www.census.gov

Information on specific Census topics:

2000 Census Data Products.....	301-763-4636
Population.....	301-457-2422
Housing.....	301-457-3242
Race/Ethnicity (Hispanic Statistics).....	301-457-2402
Immigration.....	301-457-2422
Income and Poverty Statistics.....	301-457-3243

Arlington County Census Web Page www.co.arlington.va.us/census

Weldon Cooper Center for Public Service.....804-982-5522
www.virginia.edu/coopercenter

Data and research on the state of Virginia.

Washington Metropolitan Area Transit Authority.....202-962-1234
www.wmata.com

Information on Metro rail and Metro bus.

Washington Metropolitan Washington Council of Governments.....202-962-1234
www.mwcog.org

Information on forecasting of employment, population and households for Metropolitan Washington.

Northern Virginia District Planning Commission.....703-642-0700
www.novaregion.org

Information on demographics, environmental services, and human services for Northern Virginia.

Visit the Arlington County Web site at:



<http://www.co.arlington.va.us>

Arlington County Department of Community Planning, Housing and Development
www.co.arlington.va.us/cphd

Planning Division.....	703-228-3525
Zoning Office.....	703-228-3883
Community Code Enforcement.....	703-228-3232
Housing Services.....	703-228-3760
Neighborhood Planning and Preservation.....	703-228-3830

Arlington Economic Development.....703-228-0808
www.arlingtonvirginiausa.com

Other Frequently Called Numbers

County Manager's Office.....	703-228-3120
County Board Office.....	703-228-3130
Department of Public Works.....	703-228-3629
Human Services.....	703-228-5300
Parks and Recreation.....	703-228-4747
Central Library.....	703-228-5990
Visitors and Convention Services.....	703-228-3988

The PROFILE is published annually by the Research, Analysis and Graphics Section of the **Department of Community Planning, Housing and Development.**

For further information on the PROFILE and other demographic and development data and publications, please contact the Planning Division at (703) 228-3525 or PRAT@co.arlington.va.us.